

## LANDMARK DESIGNATION REPORT

**LANDMARK NAME:** Baldwin-Riddell House

**OWNERS:** Barbara Riddell

**APPLICANTS:** Same

**LOCATION:** 3963 Del Monte Drive - River Oaks

**AGENDA ITEM:** II.a

**HPO FILE NO:** 13L274

**DATE ACCEPTED:** 11/13/2012

**HAHC HEARING:** 04/18/2012

### SITE INFORMATION

Tracks 2B and 3, Block 89, River Oaks Tall Timbers, City of Houston, Harris County, Texas. The site includes a historic two-story, traditional residence.

**TYPE OF APPROVAL REQUESTED:** Landmark Designation

### HISTORY AND SIGNIFICANCE SUMMARY

The Baldwin-Riddell House was originally designed by architects Harvin Moore and Hermon Lloyd in 1940, and built between 1941-42 in the newly opened River Oaks Tall Timbers for Edward and Annie Baldwin. Mr. Baldwin worked for the Hughes Tool Company, where he managed exports. He also served in the Navy in both World Wars. The property was purchased in 1959 by Mr. and Mrs. John F. Riddell, who commissioned John F. Staub to rework the original house and add to the eastern end of the house. Mr. Riddell was an independent oil producer.

The Baldwin-Riddell House meets criteria 1, 4, and 6 for Landmark Designation.

### HISTORY AND SIGNIFICANCE

#### *Edward and Annie Baldwin*

Edward F. "Salty" Baldwin was born in Dixon, Illinois, on June 24, 1898, the son of Major and Mrs. Edward Baldwin. He enlisted in the Naval Reserve in 1916 as a radio electrician. He then served in the Navy during World War I, and was a member of the National Guard in Houston following the war. He attended the University of California, Berkeley, and then moved to Texas, where he met his wife Annie Claire Johnson. They married in 1927. Baldwin also attended the University of Texas and Louisiana State University. He was a member of Sigma Chi.

In the early years of their marriage the Baldwin's lived in various Louisiana towns while Mr. Baldwin worked as a land scout for Gulf and Roxana (Shell) oil companies. By 1940 they had returned to Houston, and Baldwin worked as a salesman for the Hughes Tool Company. They lived at 1215 Barkdull with their only daughter, Anne.

By the end of 1942, the Baldwin's has moved to their new house at 3963 Del Monte. Baldwin soon returned to active service in World War II on the *U.S.S. Denver*. When he was released, he was honored with the rank of Lieutenant Commander and had earned the nickname "Salty". Following World War II, he taught Naval Science at the University of Texas. In 1993, he was commissioned "Admiral in the Texas Navy" by then-Governor Ann Richards.

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Baldwin retired from Hughes Tool Co. in 1963. He then enrolled in the University of Houston, where he finished his Bachelor of Arts degree in languages and received awards for proficiency in Spanish and Italian. He was a member and a leader of several oil-related industry groups. He was an early member of St. John the Divine, and a founding member of River Oaks Baptist Church. He died at the age of 98 in 1996.

Annie Claire Johnson Baldwin was born on December 2, 1901 in Richmond, Texas. The daughter of a physician, she attended Ward-Belmont School in Nashville, Tennessee and Sullins College in Virginia. Annie Baldwin died at the age of 95 in 1997; her obituary lists that she was a member of the Society of Mayflower descendants and the Women Descendants of the Ancient and Honorable Artillery. She was a member of River Oaks Baptist Church from its inception.

The Baldwin's sold the home at 3963 Del Monte Drive to the Riddell Family in 1959.

### *John and Barbara Riddell*

The Riddells had been living at 3434 Wickersham. They purchased the home in 1959 from the Baldwins, and commissioned Staub, Rather and Hotze to redesign the home in 1960. The Riddell were friends with Caroline Staub Callery, Staub's youngest daughter. The original home was sited to the west of the lot, and so Staub added a wing to the east facade, keeping the lines of the Moore & Lloyd front façade intact. The Staub addition added a new front entrance; the original entrance had been on the side of the house, and library, entry hall, and living room. Construction was started in the early months of 1960 and completed by December, 1960.

John Fletcher Riddell Jr. was born in Garden City, NY, on January 12, 1923. His father was an oil broker. He graduated from Hotchkiss School and Yale University, and served in the army during World War II. John Riddell moved to Texas to train with Texaco in 1948. In 1950, he opened the Riddell Petroleum Corporation, later called Riddell Exploration, and he remained an independent oil producer until his death.

He was a member of the Texas Independent Producers, The Petroleum Club, the Ramada Club, the Bayou Club, and the Houston Country Club. He was a member of St. John the Divine. He died on May 14, 2006.

Barbara Riddell has remained in the home and is the current owner.

### *Moore & Lloyd*

Harvin C. Moore and Hermon Lloyd designed the original Baldwin house at 3963 Del Monte Drive. Moore's architectural papers are kept in the Houston Public Library, where the original plans for the home remain.

Harvin Moore was born in Carmona, Texas in 1905. As a child, the family relocated to Houston and lived in a two story frame house at 1314 Fairview. He graduated from Central High School in 1923 and began college at Rice Institute. He graduated "with distinction" and intended to go to medical school. After a brief stint in medical school, Moore reentered Rice to study architecture

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and received his Bachelors of Science in Architecture in 1930. Upon graduation, construction was slow due to the depression and Moore teamed up with Hermon Lloyd (1909-1989), another undergraduate in the Rice architecture program, to design party decorations and sets. The two worked well together, and in 1934, they formed the firm of Moore & Lloyd. They were first located in the Citizen's State Bank Building downtown. Several years later, they designed a building at 2006 West Alabama which became the first architectural office in Houston with central air conditioning. According to Moore's son Barry, in his introduction to the book, "Moore and Lloyd were soon very popular and very busy. The reputation of the firm rested largely on their works in River Oaks."

Hermon Lloyd was born in Houston on October 9, 1909. His father, a notary public and a manager at an insurance firm, died in 1919, and his mother became a clerk. Hermon was brought up in a house with his mother, sister and grandmother. He attended Rice Institute and graduated with a Bachelors of Science in Architecture in 1931.

The firm's work continually increased during the 1930's. The commercial work was often for the same clients as their residential designs. The residences were usually traditional in style and the commercial buildings were more "Moderne." Barry Moore attributes this dichotomy to the fact that clients wished to appear "progressive in business and traditional in family values."

During their partnership, Moore and Lloyd designed many commercial, civic, military buildings, and over 84 homes in River Oaks. By the end of the 1930s, Moore and Lloyd began to move in different directions and, by the entry of the U.S. into World War II, the firm had dissolved. The catalogue of Moore and Lloyd works put together by Michael Wilson for the Houston Public Library is extensive.

A selection of their River Oaks homes includes:

### **City Landmarks:**

2404 Brentwood Drive, 1936

3379 Inwood, 1937

2440 Inwood Drive, 1937

2132 Troon Road, 1936

3412 Piping Rock Lane, 1938

### **1934:**

2228 Del Monte Drive (demolished)

3310 Del Monte Drive

### **1935:**

1927 Bellmeade Road (demolished)

2125 Bellmeade Road

2404 Brentwood Drive

2940 Chevy Chase

3257 Ella Lee (demolished)

1558 Kirby Drive

1839 Kirby Drive (demolished),

2117 Looscan Lane (demolished)

2148 Looscan Lane

2133 Pine Valley Drive

1112 Shepherd Drive

### **1936:**

2022 Chilton Road (demolished),

2036 Chilton Road (demolished)

2137 Chilton Road (demolished)

2216 Chilton Road (demolished)

1537 Kirby Drive

3239 Locke Lane

2129 Looscan Lane

2136 Pelham Drive

### **1937:**

5 Briarwood Court

3215 Ella Lee

3324 Ella Lee Lane (demolished)

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1801 Sharp Place

3068 Reba

### 1938:

7 Briarwood Court

2327 Claremont Lane (demolished)

3208 Chevy Chase Drive

3417 Ella Lee Lane

1910 Kirby Drive (demolished)

### 1939:

2057 Claremont Lane

3689 Del Monte Drive (demolished)

1909 Olympia Drive

3413 Piping Rock Lane

### 1940:

3666 Chevy Chase Drive (demolished)

2033 Claremont Lane

3610 Meadow Lake Lane (demolished)

3225 Reba Drive

1665 Willowick (demolished)

3963 Del Monte (altered by John F. Staub in 1960)

### *John F. Staub*

According to the Handbook of Texas Online, John Staub (1892-1981) began his architectural practice in New York in 1916. In 1921, he came to Houston to supervise a project in the Shadyside neighborhood, and went on to establish his own practice here in 1923. Staub is best known as an architect of single-family houses and is closely identified with the River Oaks neighborhood. His first independent commission in Houston was the River Oaks Country Club. Staub was then retained by the Hogg brothers to design two model homes for the developing River Oaks subdivision. As his career progressed, he was tapped as primary architect and Birdsall Briscoe named associate architect, to design Bayou Bend, the home of Ima Hogg. Between 1924 and 1958, he designed thirty-one houses in River Oaks and also designed renovation and additions for existing homes. Outside of River Oaks, Staub homes from this period were built in Broadacres, Courtlandt Place, and the Fort Worth neighborhood of River Crest. Additional Staub homes may be found in Beaumont, Dallas, and Memphis, Tennessee, some of which are open to the public as museums.

According to Howard Barnstone's book, some of the River Oaks homes designed by John F. Staub include:

- House for Country Club Estates, 3374 Chevy Chase, 1924
- Joseph H. Chew House, 3335 Inwood, 1925
- House for Country Club Estates, 3260 Chevy Chase, 1925 REGISTERED
- Kemberton Dean House, 1912 Bellmeade, 1925 REGISTERED
- John F. Staub House, 3511 Del Monte, 1925 REGISTERED
- Hubert B. Finch House, 3407 Inwood, 1926
- Bayou Bend for Ima Hogg, 2940 Lazy Lane, 1926
- Judge Frederick C. Proctor Home, 2950 Lazy Lane, 1926 (as associate to Birdsall Briscoe), Demolished.
- Harry C. Hanszen House, 2955 Lazy Lane, 1930
- John Sweeney Mellinger House, 3452 Del Monte, 1930
- Wallace E. Pratt House, 2990 Lazy Lane, 1931, Demolished.
- J. Robert Neal House, 2960 Lazy Lane, 1931 REGISTERED
- George A. Hill, Jr. House, 1604 Kirby Drive, 1931
- Hugh Roy Cullen House, 1620 River Oaks Boulevard, 1933
- David D. Bruton House, 2923 Inwood Drive, 1933 REGISTERED

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- Clarence M. Frost House, 2110 River Oaks Boulevard, 1933
- Ravenna for Stephen P. Farish, 2995 Lazy Lane, 1934
- William J. Crabb House, 2416 Pine Valley Drive, 1935, Demolished.
- Robert Bowles House, 3015 Inwood Drive, 1935
- George S. Heyer Home, 2909 Inwood Drive, 1935
- Oak Shadows for Ray L. Dudley, 3371 Chevy Chase, 1936
- Tom Scurry House, 1912 Larchmont, 1936 REGISTERED
- James L. Britton House, 1824 Larchmont, 1936
- Robert D. Strauss House, 1814 Larchmont, 1937
- John M. Jennings House, 2212 Troon Road, 1937
- Dan J. Harrison House, 2975 Lazy Lane, 1938
- Claud B. Hamill House, 2124 River Oaks Boulevard, 1938
- Edward H. Andrews House, 3637 Inwood Drive, 1939, demolished
- Rienzi for Mr. and Mrs. Harris Masterson, III, 1406 Kirby Drive, 1952 (S,R&H)
- House for Mr. and Mrs. Ben M. Anderson, 3740 Willowick, 1956 (S,R&H) REGISTERED
- House for Mr. and Mrs. George A. Peterkin, Senior, 2005 Claremont, 1957 (S,R&H)

In addition to residential work, Staub designed the parish house of Palmer Memorial Church, the first Junior League Building, and the Bayou Club in Houston. His firm designed buildings for the campuses of the University of Texas, Rice University, University of Houston, and the Texas Medical Center. He was the primary architect on the John Reagan High School project as well. Staub, Rather, and Howze also consulted with Jim Goodwin of Pierce and Pierce in the new building and planetarium for the Houston Museum of Natural Science.

### ARCHITECTURAL DESCRIPTION AND RESTORATION HISTORY

The home at 3963 Del Monte is the product of two different time periods. The original home, built by the Baldwin's circa 1941, is located to the west of the 1960 addition built by the Riddell's.

3963 Del Monte is a 2 story, 5,768 square foot house on a 58,800 square foot lot located in the Tall Timbers section of River Oaks. The home is faced in multi-colored brown brick laid in American Common bond and features a side gabled roof with a brick interior ridge chimney and two front gabled projections on the front façade. The façade contains several sections.

The east end of the front façade features a 20 pane wood fixed windows with working shutters on the first floor. This section of the house is located under the side gabled main roof. The entry projects slightly from the main house and is sited under a front facing gable. Double wood paneled entry doors with brass fixtures are surrounded by paneled molding. The doorway is covered by an iron portico with slender columns and an ornate balconet. Two large lantern streetlights are located on either side of the entry. Above the doorway on the second story is a 24-paned arched wood fixed window. The window features a segmental brick surround.

To the west of the entry bay the center section of the house is set under the main side gabled roof and slightly setback from the entry bay. On the first floor is an 8-over-8 wood sash window and the second floor features two, 6-over-6 wood sash windows.

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To the west of the center bay is another front gabled projection. The first floor façade features an 8-over-12 wood sash window with working shutters and an 8-over-8 wood sash window with working shutters is located on the second floor.

To the west of the second front gable projection is a two-story wing. The first story of the wing is faced with brick and features a small shed roof and clapboard sided projection. The shed roof projection features a single fixed lite window. The second story of the wing is clad with clapboard siding and features a 6-over-8 wood sash windows with exterior shutters. The two-story wing features a one-story projection on the west façade that is clad with clapboard siding and features a covered window.

The house is been excellently maintained and is in excellent condition.

### BIBLIOGRAPHY

Houston City Directories

“Obituary for Annie Claire Johnson Baldwin, *Houston Chronicle*, June 28, 1997.

“Obituary for Edward Foster “Salty” Baldwin”, *Houston Chronicle*, October 29, 1996.

“Obituary for John Fletcher Riddell, Jr.”, *Houston Chronicle*, May 17, 2006.

Various resources from Ancestry.com

*The information and sources provided by the applicant for this application have been reviewed, verified, edited and supplemented with additional research and sources by Erin Glennon, Planning and Development Department, City of Houston.*

### APPROVAL CRITERIA FOR LANDMARK DESIGNATION

#### Sec. 33-224. Criteria for designation

(a) The HAHC, in making recommendations with respect to designation, and the city council, in making a designation, shall consider one or more of the following criteria, as appropriate for the type of designation:

S	NA	S - satisfies	D - does not satisfy	NA - not applicable
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- ☐ ☒ (5) Whether the building or structure or the buildings or structures within the area are the best remaining examples of an architectural style or building type in a neighborhood;
- ☒ ☐ (6) Whether the building, structure, object or site or the buildings, structures, objects or sites within the area are identified as the work of a person or group whose work has influenced the heritage of the city, state, or nation;
- ☐ ☒ (7) Whether specific evidence exists that unique archaeological resources are present;
- ☐ ☒ (8) Whether the building, structure, object or site has value as a significant element of community sentiment or public pride.

### AND

- ☐ ☒ (9) If less than 50 years old, or proposed historic district containing a majority of buildings, structures, or objects that are less than 50 years old, whether the building, structure, object, site, or area is of extraordinary importance to the city, state or nation for reasons not based on age (Sec. 33-224(b)).

### STAFF RECOMMENDATION

Staff recommends that the Houston Archaeological and Historical Commission recommend to City Council the Landmark Designation of the Baldwin-Riddell House at 3963 Del Monte Drive.



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## EXHIBIT A

### PHOTO

Baldwin-Riddell House  
3963 Del Monte Drive





**EXHIBIT B**  
**SITE LOCATION MAP**  
Baldwin-Riddell House  
3963 Del Monte Drive

